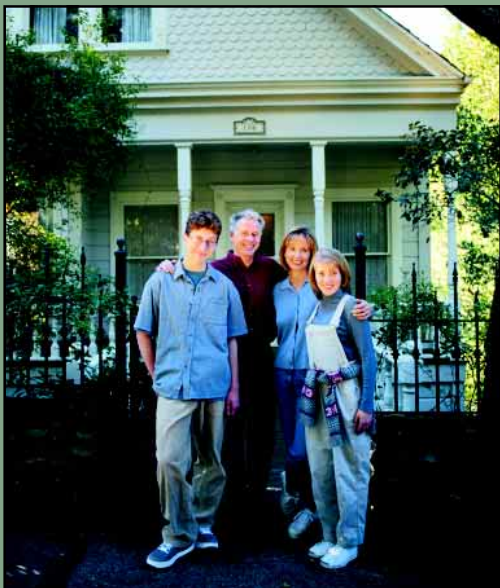


CHESTERFIELD COUNTY



How
Code
Compliance

*Can Contribute to
Clean, Attractive and Safe
Neighborhoods*



Planning Department
Code Compliance Office
(804) 748-1500

Code Compliance Can Improve Neighborhoods

Does the appearance of your neighborhood concern you?

Would you like your community to be a clean, attractive and safe place to live and work?

If so, you need to know about code compliance.



Chesterfield County has zoning ordinances and codes that describe where, when, how and what activities may be conducted on property in various zoning districts. The Code Compliance Office ensures code regulations are followed to protect all property owners.

Zoning and code compliance help promote the health, safety and general welfare of Chesterfield's citizens by designating the types of



buildings, businesses and activities that are acceptable in specific zoning districts. For example, residential neighborhoods are zoned for housing, not for junkyards or transfer stations. Junkyards and transfer stations are permitted in specific zones. Zoning permits various uses and activities so that they do not adversely affect one another.

Code violations are conditions or activities on a property that are not permitted by either the zoning ordinance or the County Code.

Some of the most common violations found in the county involve:

- Dogs
- Unlicensed or inoperable vehicles
- Discarded materials
- Recreational vehicles and equipment
- Trucks parking in residential areas
- Fences
- Building and parking setbacks
- Illegal home occupations
- Signs
- Grass and weeds

Code compliance requires the assistance of county citizens, who must comply with zoning and other code regulations and who can report violations.

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Frequently asked questions

How many dogs may I have on my property?

You may have two adult dogs over four months old. You may keep more adult dogs if you live on agriculturally zoned property and obtain a kennel license from Animal Control. Residentially zoned properties require a special exception through the Planning Department and a kennel license.



How tall may I build my fence?

Fences may be only four feet tall in the front and corner side yard, but may be as tall as seven feet in the rear yard on a residential lot.

May I have unlicensed vehicles on my property?

You may park only one unlicensed vehicle that is not in an enclosed building on residential property. However, you must pay an unlicensed vehicle fee of \$100 per year. Inoperable vehicles also must be covered with a form-fitting tarp and placed in the rear yard. All other vehicles must have license plates and decals that are current. In addition, current inspection stickers are required to park on the street.



May I park my boat in my driveway?

No. All recreational equipment must be kept in the rear yard. Only two pieces of recreational equipment may be parked on a residential lot outside an enclosed building.

May I park my tractor trailer truck at my home?

No. Trucks or other commercial vehicles in excess of 4,000 pounds having more than two axles may not be parked on residential property.

May I keep a broken lawn mower that I plan to fix or junk car that I plan to rebuild in my yard?

No. Scrap metals or other scrap material; used or scrap building, plumbing, electrical and heating material; discarded household appliances, furnishings and fixtures; dismantled or demolished motor vehicles; or other machinery or parts thereof, may not be stored in residential areas. These items are permitted only on property zoned for junkyards.

Where can I place a storage shed on my property?

In residential and commercial districts, there are several requirements that determine the placement of buildings and storage sheds. These restrictions are specific to the type of property, and may vary by subdivision. Before building garages, storage sheds, etc., contact the Planning Department to obtain the setback requirements for your property. Please note: All garages require building permits! If you have questions contact Building Inspections at (804) 748-1057.



May I operate a home business?

Yes, if you comply with restrictions adopted to maintain the residential quality of your neighborhood.

There are restrictions on how you may conduct your business. As a general rule, there should be nothing outside the home that indicates that a business is being conducted there. Contact the Planning Department to learn what you may or may not do before you begin operating a home business. It is important to remember that you must obtain a business license and that there are other rules you must follow to have a home business.

May I put up small temporary signs?

Small temporary signs are allowed, but there are restrictions. For example, signs may not be placed on utility poles or traffic control signs. The only time you may place a sign on a tree is when that property is experiencing land-disturbing activities. Signs for yard sales may not be larger than four square feet and are limited to one sign on the property and one sign directing the way to the sale.

Yard sales, garage sales, rummage sales, etc., are limited to no more than four per calendar year and not more than twice within a 30-day period. These sales cannot last more than two days. Items for sale are limited to the personal property and usual household items of the seller who must own or rent the property.

There are rules concerning real estate signs, political signs and banners as well. For further information on signs see flyer entitled “Chesterfield County Sign Ordinance Summary.”



Do I have to cut my grass?

Grass higher than 12 inches at an occupied dwelling or 18 inches at an unoccupied dwelling is a violation of the weed ordinance. Keep your grass cut and shrubs trimmed. This will make your neighborhood attractive and, subsequently, your property more valuable.

Summary

There are many misconceptions about codes and code violations. If you're uncertain about codes, code violations or code enforcement, ask questions before you act to save your time, money and effort. If you observe a violation, you may contact the Code Compliance Office. You don't have to give your name; but if you do, it will be kept confidential at your request.



Keeping zoning violations to a minimum helps to beautify and preserve neighborhoods and businesses throughout Chesterfield County. Do your part and keep your property clean

Code Compliance Office
(804) 748-1500



NUMBERS TO KNOW

Code Compliance Office (804) 748-1500

Deteriorated Structures: 748-1057

Drainage, Ditches: 748-1035

Items in the Street: 674-2800

www.co.chesterfield.va.us



CHESTERFIELD COUNTY VISION

Our vision is to be the recognized leader in local government across the Commonwealth and the nation — the standard by which others measure their progress and success. Every employee has a personal devotion to excellence in public service and embraces the highest standards of ethics and integrity. Every citizen takes pride in knowing that the county provides the best customer service and highest quality of life available in any American community. And working together, we are committed to sustaining Chesterfield County as the premier community of choice — First Choice.